Name and Address of New Owners:
Martin W. Barnes and wife,
Amber S. Barnes
2659 Woodberry Drive
Nashville, TN 37214

Send Tax Bills to:
Same as New Owners

Davidson County DEEDWARR
Recvd: 10/17/05 10:36 3 pgs
Fees:18.00 Taxes:350.52
20051017-0124760

TAX ID NUMBERS:

Map 83 Parcel 4.29

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, Citifinancial Mortgage Company, Inc., ("Grantor"), has bargained and sold, and hereby transfers and conveys to **MARTIN W. BARNES AND WIFE, AMBER S. BARNES ,** ("Grantee"), their successors, heirs and assigns, certain land in **DAVIDSON** County, Tennessee, being more particularly described in Exhibit "A" attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the said property with all appurtenances, estate, title and interest thereto belonging to Grantees, their successors, heirs, and assigns forever.

This conveyance of the Property and all covenants and warranties contained herein, are made expressly subject to the following:

Property taxes for the year 2006 and subsequent years, further subject to notes, easements, and building setback lines, etc., if any, as may be set forth on the Plan of Woodberry Park, of record in Plat Book 2133, Pages 117, 118 and 119, Register's Office for Davidson County, Tennessee; further subject to Restrictive Covenants of record in Book 2297, Page 194, said Register's Office and further subject to Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage in favor of Metropolitan Government of Nashville and Davidson County, Tennessee of record in Book 6190, Page 655, said Register's Office.

Grantor covenants with Grantees that the Property is free from all encumbrances made by Grantor, except as may be set forth herein.

Grantor further covenants to warrant and forever defend title to the Property to Grantees, their successors, heirs and assigns against the lawful claims of all persons claiming by, through, or under Grantor. Notwithstanding anything to the contrary contained herein, Grantor shall warrant and defend title only against title defects (if any) which originated while Grantor held title to the subject property.

Executed this the 5th day of October, 2005.

Citifinancial Mortgage Company, Inc.

By: Adria Brennan

TITLE Adria Brennan, AVP

Attest: By Julie Crouch

TITLE Assistant Secretary

SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENT

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Adria Brennan and Julie Crouch with whom I am personally acquainted and who upon their oaths acknowledged themselves to be the AVP and Assistant Secretary respectively of Citifinancial Mortgage Company, Inc. the within named bargainor, a corporation, and that Adria Brennan as such AVP and Julie Crouch as such Assistant Secretary being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Adria Brennan as such AVP and attesting the same by the said Julie Crouch as such Assistant Secretary.

Witness my hand and official seal at office at Coppell, Texas, on this the 5th day of October, 2005.

Janice Gail Carter
Notary Public

JANICE GAIL CARTER
NOTARY PUBLIC STATE OF TEXAS
COMMISSION EXPIRES:
MARCH 18, 2008

My Commission Expires:_____

STATE OF ~~TENNESSEE~~ Texas
COUNTY OF ~~DAVIDSON~~ Dallas

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $94,735.00

Brenda Jenkins
Affiant

Subscribed and sworn to before me
this 6th day of October, 2005.

Janice Gail Carter
Notary Public

JANICE GAIL CARTER
NOTARY PUBLIC STATE OF TEXAS
COMMISSION EXPIRES:
MARCH 18, 2008

My Commission Expires:_____

THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY
ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE & CLOSING COMPANY
200 MADISON STREET
MADISON, TN 37115

Exhibit "A"

Land in Davidson County, Tennessee being Lot No. 141 on the Plan of Woodberry Park of record in Book 2133, Pages 117, 118 and 119, Register's Office for Davidson County, Tennessee to which plat reference is here made for a complete description thereof.

Being the same property conveyed to Cifinancial Mortgage Company, Inc. by Substitute Trustee's Deed from Mary K. Alissandratos as Substitute Trustee dated June 10, 2005 and recorded as Instrument No. 20050624-0072634 in the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 2659 Woodberry Drive, Nashville, TN 37214